

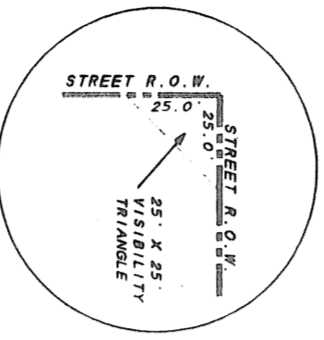
C-657

Deed 669943 Fees: \$66.00
02/20/2008 11:39AM 4 Pages
Filed & Recorded
Parker County, Texas
Public Information

THERE SHALL EXIST A 15' UTILITY EASEMENT ALONG THE SUBDIVISION PERIMETER AND ALL STREETS. A 15' UTIL. EASEMENT SHALL EXIST ON ALL ADJACENT LOT LINES (CENTERED ON LOT LINE - 7.5' EACH LOT). THIS PROPERTY IS LOCATED WITHIN THE EXTRAJURISDICTIONAL JURISDICTION OF THE CITY OF WEATHERFORD. WATER AND SANITARY SEWER SERVICE SHALL BE PROVIDED BY ON-SITE FACILITIES INSTALLED IN ACCORDANCE WITH PARKER COUNTY AND T.N.A.C. RULES AND REGULATIONS.

FLOODPLAIN NOTE:
ACCORDING TO FLOOD INSURANCE RATE MAPS, PARKER COUNTY, TEXAS, PANEL NO. 480520 0200 B, DATED SEPTEMBER 27, 1991 THIS PROPERTY DOES NOT APPEAR TO BE LOCATED IN A FLOOD HAZARD AREA.

NOTE:
THE RESULTS OF A WATER AVAILABILITY STUDY PERFORMED ON THIS TRACT IN ACCORDANCE WITH THE REQUIREMENTS OF PARKER COUNTY, TEXAS INDICATES ADEQUATE GROUNDWATER TO SERVE THE SUBDIVISION.



VISIBILITY TRIANGLE EASEMENT
(TYPICAL ALL INTERSECTIONS)

RALEIGH THOMPSON
VOL. 2011, PG. 301

NICOLE LANE

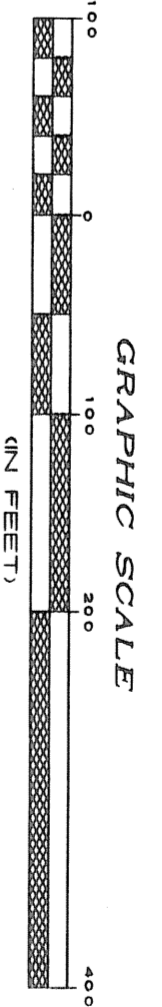
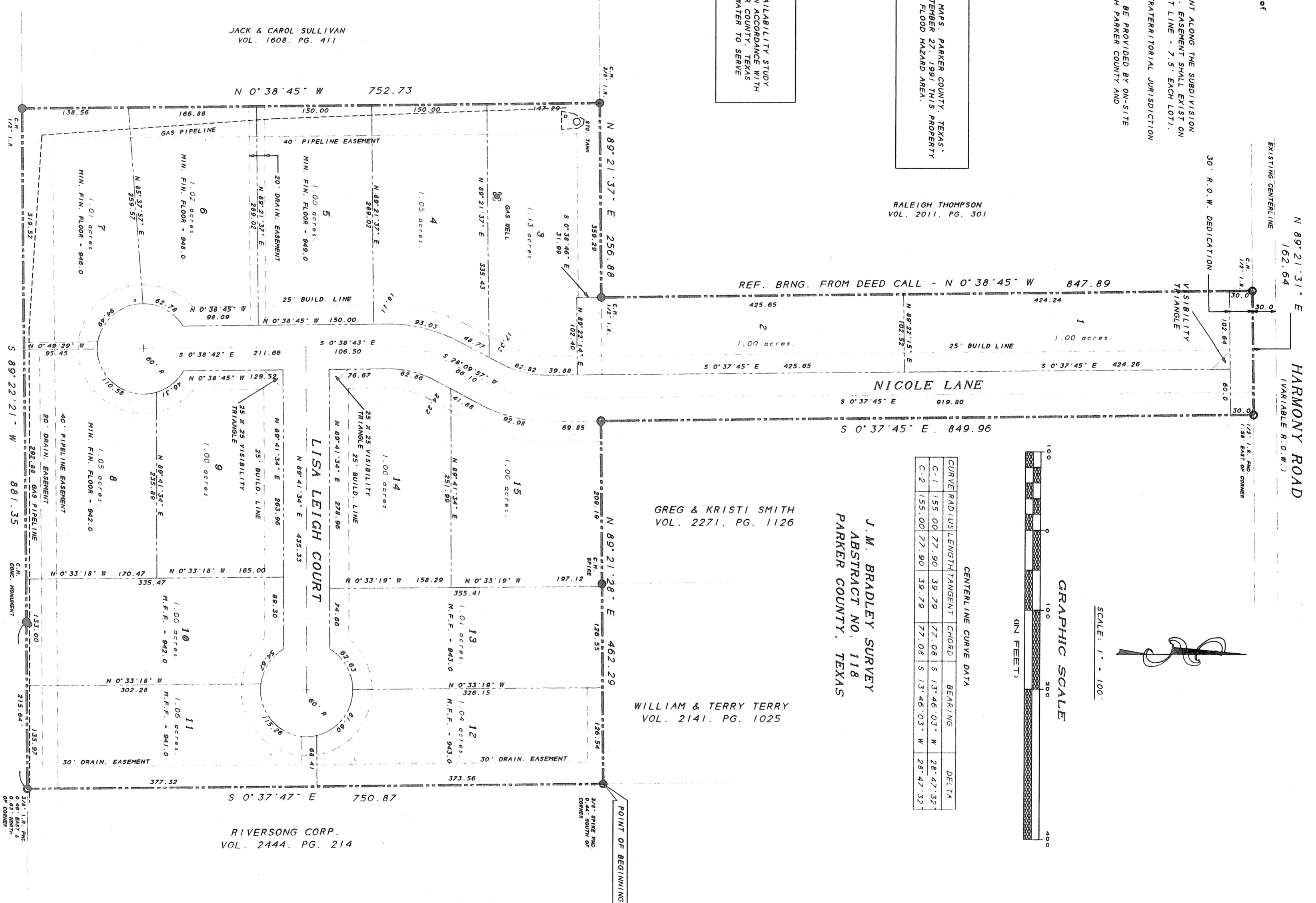
J. M. BRADLEY SURVEY
ABSTRACT NO. 118
PARKER COUNTY, TEXAS

GREG & KRISTI SMITH
VOL. 2271, PG. 1126

WILLIAM & TERRY TERRY
VOL. 2141, PG. 1025

JACK & CAROL SULLIVAN
VOL. 1608, PG. 411

RIVERSONG CORP.
VOL. 2444, PG. 214



SCALE: 1" = 100'

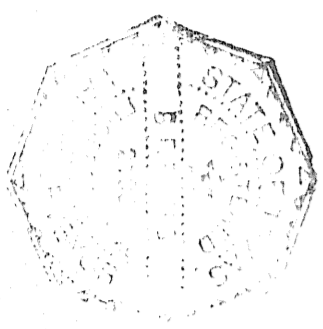
CENTERLINE CURVE DATA

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C-1	155.00	77.90	39.79	77.08	S 13°46'03" W	28°47'32"
C-2	155.00	77.90	39.79	77.08	S 13°46'03" W	28°47'32"

KNOW ALL MEN BY THESE PRESENTS
I, B. F. RIVERS, REGISTERED PROFESSIONAL LAND SURVEYOR, NO. 2190, STATE OF TEXAS HEREBY CERTIFY THAT THIS PLAT WAS PREPARED FROM AN ACTUAL ON THE GROUND SURVEY PERFORMED UNDER MY SUPERVISION IN OCTOBER, 2007 AND THAT ALL CORNERS ARE MARKED AS SHOWN.

B. F. RIVERS, M.S., P.E., R.P.L.S.
NO. 2190, STATE OF TEXAS

OWNER/DEVELOPER
RAY FRENCH LAND CO. LTD
316 MENDON HILL ROAD
DALLAS, TEXAS 76108
817-991-6956



KAY GOUGE
VOL. 2256, PG. 1925

SURVEYOR
RIVERS SURVEYING, INC.
P. O. BOX 1442 - 139 CROWLEY LANE
MINERAL WELLS, TEXAS
940-325-6613
FAX 940-325-6028

ACCT. NO.: 1402L6
SCH. DIST.: AL
CITY: CO
MAP NO.: L-19

AMENDED FINAL PLAT
LOTS 1 THROUGH 15
JORDAN OAKS
BEING 16.38 ACRES OUT OF
THE J.M. BRADLEY SURVEY
ABSTRACT NO. 118
PARKER COUNTY, TEXAS
SHEET 1 OF 2

MELISSA BUCHANAN
VOL. 1420, PG. 1232